

T09N-R01E-32\_0000\_MCS

SEL-32, TAN, RIE

4

7.02 AC.



5.02 AC.

ROAD & UTILITY EASEMENT LINE

ROAD & UTILITY EASEMENT LINE

18

6.28 AC

17

5.06 AC

22

NORTH 725.99'

SEC. LINE 31

388.00

330.00

1 PIN SW Corner N1/2 of SW 1/4.

Benton

PARTIAL PLAT OF KINGSTON ESTATES (UNRECORDED)

Benton South Sec. 32

T9N, R1E, G1/4

PIPE

NE CORNER SW 1/4  
SEC 32

BenSo G-23

344.00'

10

5.04 AC

N 00° 41' E 578.36'

N 00° 41' E 694.62'

SC

S 70° 26' E  
215.01'

I.P.

I.P.

I.P.

S 00° 41' W 734.32'

12

5.05 AC.

11

5.02 AC.

N 00° 41' E 625.86'

PLAT

# TRI CO SURVEYING & MAPPING

Edmund O. Farkas  
Registered Land Surveyor

(812) 876-2305

P. O. Box 96  
Ellettsville, Indiana 47429

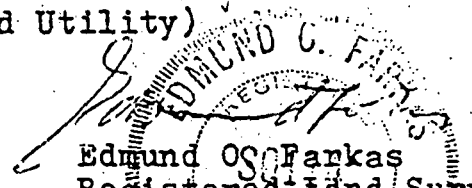
## Tract No. 10

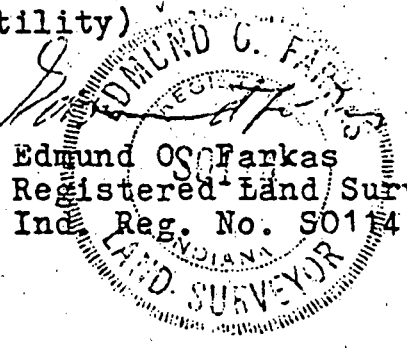
Part of the Northeast Quarter of the Southwest Quarter of Section Thirty-Two (32), Township Nine (9) North, Range One (1) East, Monroe County, Indiana, and more particularly described as follows :

Beginning at the Northeast Corner of said Quarter Section, thence South Zero (00) Degrees and Forty-One (41) Minutes West on the East Line of said Quarter Section 694.62 feet to the centerline of James Road, thence on the said Road centerline North Seventy-Three (73) Degrees and Nineteen (19) Minutes West 275.10 feet, thence North Seventy (70) Degrees and Twenty-Six (26) Minutes West 83.82 feet, thence leaving the said Road North Zero (00) Degrees and Forty-One (41) Minutes East 578.36 feet to the North Line of said Quarter section, thence on the said North Line North Eighty-Eight (88) Degrees and Twenty-Six (26) Minutes East 344.00 feet to the place of beginning.

Containing 5.04 Acres more or less.

Subject to a 30 feet wide Easement on the entire South Side of the above described property (Road and Utility)

  
Edmund O. Farkas  
Registered Land Surveyor  
Ind. Reg. No. 50114



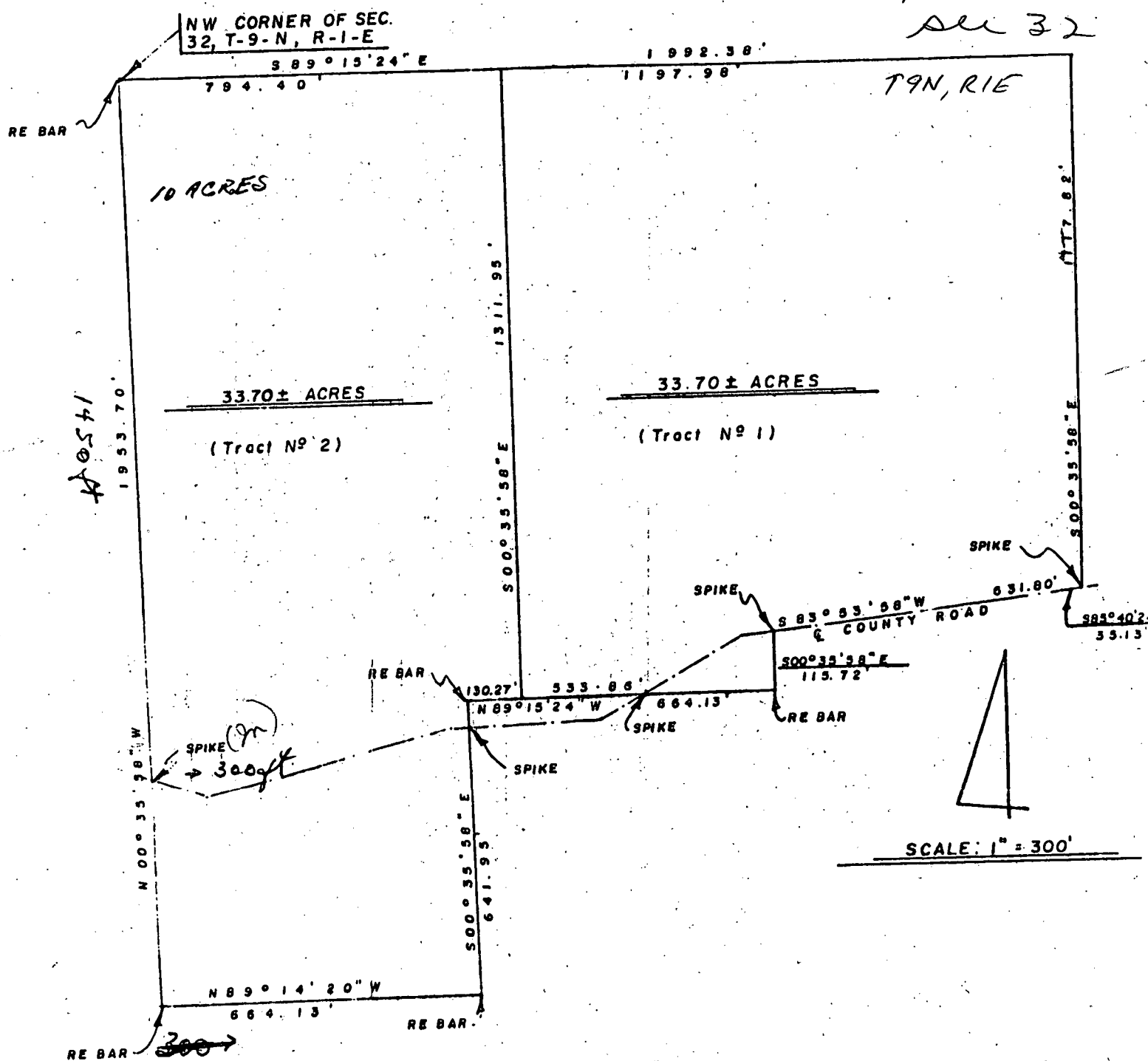


# TRI CO Surveying & Mapping

Edmund O. Farkas, Registered Land Surveyor

103 West Temperance  
P.O. Box 96  
Ellettsville, Indiana 47429  
Phone: 812-876-2305

*Benton*  
*see 32*



I, Edmund O. Farkas hereby certify that I am a Registered Land Surveyor, licensed in compliance with the Laws of the State of Indiana; that this plat and the enclosed descriptions correctly represent a land survey completed under my supervision on April 26, 1979; that all the monuments shown thereon actually exist and that their location and type are to the best of my knowledge accurately shown.

**FILED**

MAY 23 1983

*V. Simpson*  
Auditor Monroe County, Indiana

Edmund O. Farkas  
Registered Land Surveyor  
Ind. Reg. No. S0114



# TRI CO Surveying & Mapping

Edmund O. Farkas, Registered Land Surveyor

103 West Temperance  
P.O. Box 96  
Ellettsville, Indiana 47429  
Phone: 812-876-2305

## DESCRIPTION:

(Tract No. 1)

A part of the Northwest Quarter of Section Thirty-two (32), Township Nine (9) North, Range One (1) East, Monroe County, Indiana, and more particularly described as follows:

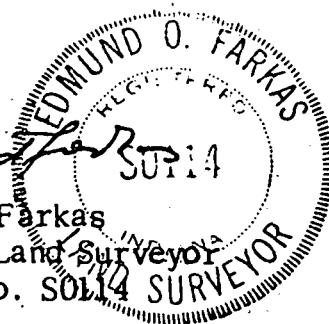
Beginning at a point on the North Line of said Section, said point being South Eighty-nine (89) Degrees, Fifteen (15) Minutes and Twenty-four (24) Seconds East 794.40 feet from the Northwest Corner of said Section, thence along said North Line South Eighty-nine (89) Degrees, Fifteen (15) Minutes and Twenty-four (24) Seconds East 1197.98 feet, thence leaving said North Line South Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds East 1117.82 feet to a spike in the center line of a County Road, thence along said center line South Eighty-five (85) Degrees, Forty (40) Minutes and Twenty-eight (28) Seconds West 35.13 feet, thence South Eighty-three (83) Degrees, Fifty-three (53) Minutes and Fifty-eight (58) Seconds West 631.80 feet to a spike, thence leaving said center line South Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds East 115.72 feet to the South Line of the Northwest Quarter of the Northwest Quarter of said Section, thence along said South Line North Eighty-nine (89) Degrees, Fifteen (15) Minutes and Twenty-four (24) Seconds West 533.86 feet, thence leaving said South Line North Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds West 1311.95 feet to the place of beginning.

Containing 33.70 acres, more or less.

**FILED**  
MAY 23 1983

4-26-79 *Vk Simpson*  
Auditor Monroe County, Indiana

*Edmund O. Farkas*  
Edmund O. Farkas  
Registered Land Surveyor  
Ind. Reg. No. 50114



# TRI CO Surveying & Mapping

Edmund O. Farkas, Registered Land Surveyor

103 West Temperance  
P.O. Box 96  
Ellettsville, Indiana 47429  
Phone: 812-876-2305

## DESCRIPTION:

(Tract No. 2)

A part of the Northwest Quarter of Section Thirty-two (32), Township Nine (9) North, Range One (1) East, Monroe County, Indiana, and more particularly described as follows:

Beginning at the Northwest Corner of said Section, thence along the North Line of said Section South Eighty-nine (89) Degrees, Fifteen (15) Minutes and Twenty-four (24) Seconds East 794.40 feet, thence leaving said North Line South Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds East 1311.95 feet to the South Line of the Northwest Quarter of the Northwest Quarter of said Section, thence along said South Line North Eighty-nine (89) Degrees, Fifteen (15) Minutes and Twenty-four (24) Seconds West 130.27 feet to a Re Bar, thence leaving said South Line South Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds East 641.95 feet to a Re Bar, thence North Eighty-nine (89) Degrees, Fourteen (14) Minutes and Twenty (20) Seconds West 664.13 feet to a Re Bar in the West Line of said Section, thence along said West Line North Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds West 1953.70 feet to the place of beginning.

Containing 33.70 acres, more or less.

**FILED**

MAY 23 1983

*V. Simpson*  
Auditor Monroe County, Indiana

4-26-79

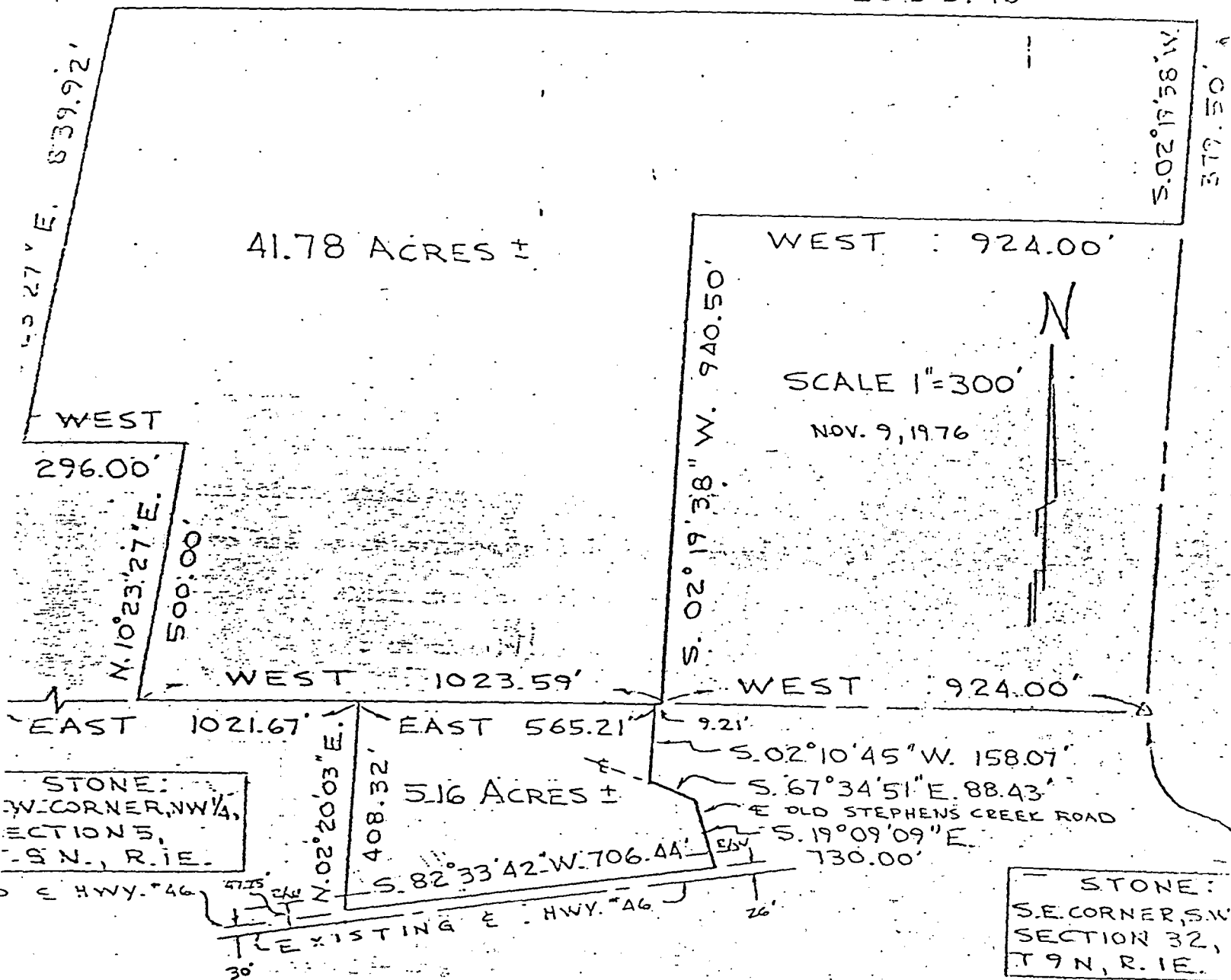
*Edmund O. Farkas*  
Edmund O. Farkas SC114  
Registered Land Surveyor  
Ind. Reg. No. S0114



Winfield to Station

N. 29° 58' 22" E.

2055.46'



#### Description Section 32, Twp 9 North, Range 1 East

A part of the Southwest quarter of section 32, Township 9 North, Range 1 East, Monroe County, Indiana described as follows: Beginning at a point that is 924.00 feet West of the Southeast corner of the Southwest quarter of the said Section 32, thence West for 1023.59 feet along the South line of the said Section 32, thence North 10 degrees 23 minutes 27 seconds East for 500.00 feet, thence West for 296.00 feet, thence North 10 degrees 23 minutes 27 seconds East for 839.92 feet, thence North 89 degrees 58 minutes 22 seconds East for 2055.46 feet and to the East line of the said Southwest quarter, thence South 02 degrees 19 minutes 38 seconds West along the said East line of the Northwest quarter, thence West for 924.00 feet, thence South 02 degrees 19 minutes 38 seconds West parallel to the East line of the said quarter for 940.50 feet and to the point of beginning. Containing in all 41.78 acres, more or less.

#### Description Section 5, Twp 8 North, Range 1 East

A part of the Northwest quarter of Section 5, Township 8 North, Range 1 East, Monroe County, Indiana described as follows: Beginning at a point that is 1021.67 feet East of the Northwest corner of the Northwest quarter of the said Section 5, thence East on the North line of the said Northwest quarter for 565.21 feet, thence South 02 degrees 10 minutes 45 seconds West for 158.07 feet and to the centerline of the Old Stephens Creek Road, thence South 67 degrees 34 minutes 51 seconds East on the Old road centerline for 88.43 feet, thence South 19 degrees 09 minutes 09 seconds East on the Old road centerline for 130.00 feet to the old Highway 46 centerline, thence South 82 degrees 33 minutes 42 seconds West along the old highway centerline for 706.44 feet, thence North 02 degrees 20 minutes 03 seconds East for 408.32 feet and to the point of beginning. Containing in all 5.16 acres, more or less.

**FILED**

13 1976

*Davis*

Auditor Monroe County, Indiana



*Raymond Graham*

Raymond Graham  
Indiana R P E 8409  
3215 N. Smith Pike  
Bloomington, Ind.  
Nov. 9, 1976

# TRI CO Surveying & Mapping

Edmund O. Farkas, Registered Land Surveyor

103 West Temperance  
P.O. Box 96  
Ellettsville, Indiana 47429  
Phone: 812-876-2305

## DESCRIPTION:

(Tract No. 1)

A part of the Northwest Quarter of Section Thirty-two (32), Township Nine (9) North, Range One (1) East, Monroe County, Indiana, and more particularly described as follows:

Beginning at a point on the North Line of said Section, said point being South Eighty-nine (89) Degrees, Fifteen (15) Minutes and Twenty-four (24) Seconds East 794.40 feet from the Northwest Corner of said Section, thence along said North Line South Eighty-nine (89) Degrees, Fifteen (15) Minutes and Twenty-four (24) Seconds East 1197.98 feet, thence leaving said North Line South Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds East 1117.82 feet to a spike in the center line of a County Road, thence along said center line South Eighty-five (85) Degrees, Forty (40) Minutes and Twenty-eight (28) Seconds West 35.13 feet, thence South Eighty-three (83) Degrees, Fifty-three (53) Minutes and Fifty-eight (58) Seconds West 631.80 feet to a spike, thence leaving said center line South Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds East 115.72 feet to the South Line of the Northwest Quarter of the Northwest Quarter of said Section, thence along said South Line North Eighty-nine (89) Degrees, Fifteen (15) Minutes and Twenty-four (24) Seconds West 533.86 feet, thence leaving said South Line North Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds West 1311.95 feet to the place of beginning.

Containing 33.70 acres, more or less.

**FILED**  
MAY 23 1983

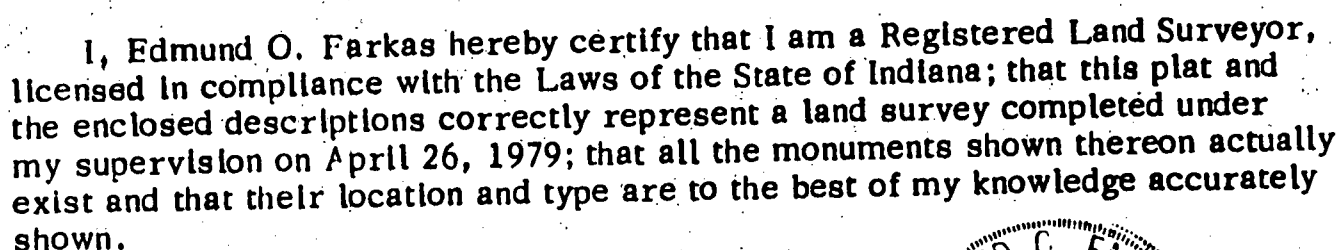
4-26-79 *V. Simpson*  
Auditor Monroe County, Indiana

*Edmund O. Farkas*  
Edmund O. Farkas  
Registered Land Surveyor  
Ind. Reg. No. 50114



103 West Temperance  
P.O. Box 96  
Ellettsville, Indiana 47429  
Phone: 812-876-2305

Benton  
see 32



**FILED**  
MAY 23 1983

MAY 23 1983

*V. E. Simpson*  
Auditor Monroe County, Indiana

Edmund O. Farkas  
Registered Land Surveyor  
Ind. Reg. No. 50114



# TRI CO Surveying & Mapping

Edmund O. Farkas, Registered Land Surveyor

103 West Temperance  
P.O. Box 96  
Ellettsville, Indiana 47429  
Phone: 812-876-2305

## DESCRIPTION:

(Tract No. 2)

A part of the Northwest Quarter of Section Thirty-two (32), Township Nine (9) North, Range One (1) East, Monroe County, Indiana, and more particularly described as follows:

Beginning at the Northwest Corner of said Section, thence along the North Line of said Section South Eighty-nine (89) Degrees, Fifteen (15) Minutes and Twenty-four (24) Seconds East 794.40 feet, thence leaving said North Line South Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds East 1311.95 feet to the South Line of the Northwest Quarter of the Northwest Quarter of said Section, thence along said South Line North Eighty-nine (89) Degrees, Fifteen (15) Minutes and Twenty-four (24) Seconds West 130.27 feet to a Re Bar, thence leaving said South Line South Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds East 641.95 feet to a Re Bar, thence North Eighty-nine (89) Degrees, Fourteen (14) Minutes and Twenty (20) Seconds West 664.13 feet to a Re Bar in the West Line of said Section, thence along said West Line North Zero (00) Degrees, Thirty-five (35) Minutes and Fifty-eight (58) Seconds West 1953.70 feet to the place of beginning.

Containing 33.70 acres, more or less.

**FILED**

MAY 23 1983

*V. Simpson*  
Auditor Monroe County, Indiana

4-26-79

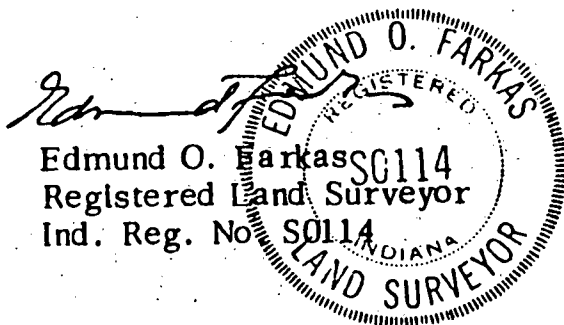
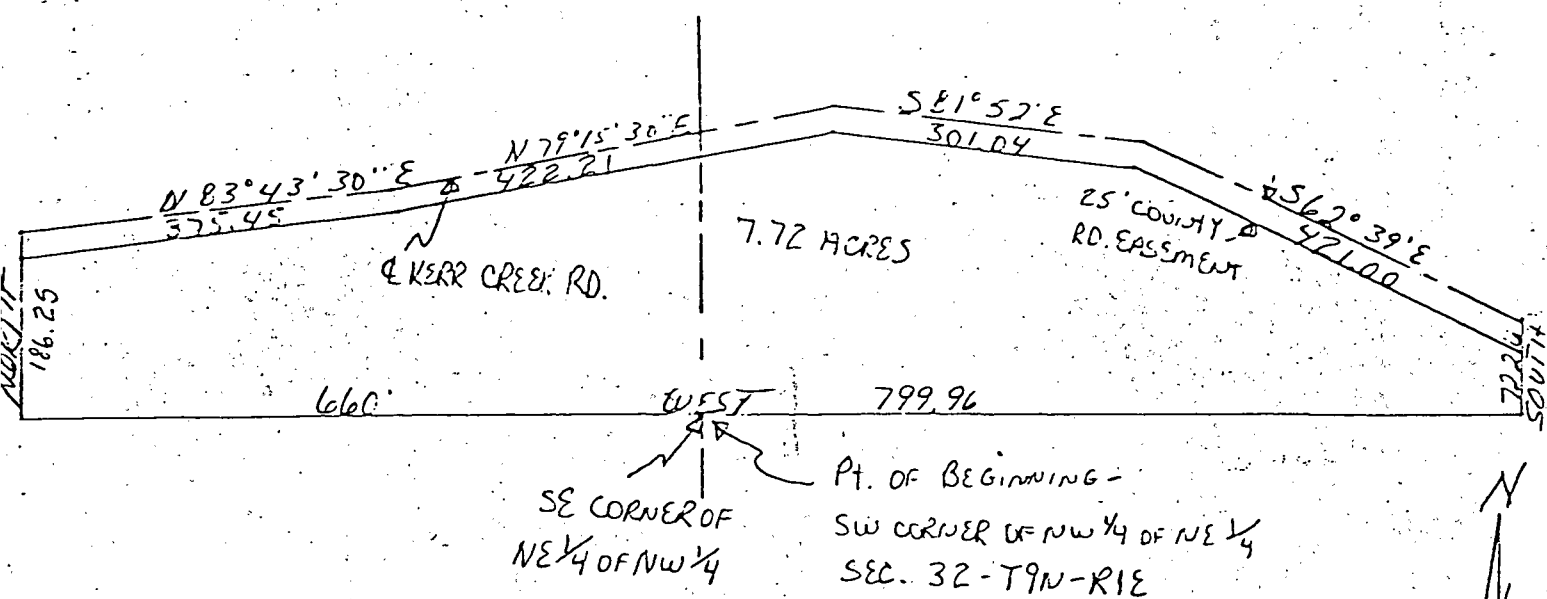




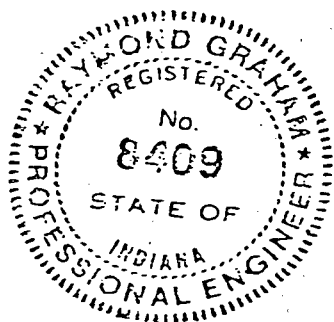


EXHIBIT A



DESCRIPTION:

A part of the Northeast quarter of the Northwest quarter and a part of the Northwest quarter of the Northeast quarter all in Section 32, Township 9 North, Range 1 East, Monroe County, Indiana, bounded and described as follows: Beginning at the Southeast corner of the Northeast quarter of the Northwest quarter in said Section 32, thence running West for 660.00 feet, thence North for 186.25 feet and to the centerline of Kerr Creek Road, thence with said road centerline the following courses and distances, North 83 degrees 43 minutes 30 seconds East for 375.45 feet, thence North 79 degrees 15 minutes 30 seconds East for 422.21 feet, thence South 81 degrees 52 minutes East for 301.04 feet, thence South 62 degrees 39 minutes East for 421.00 feet, thence leaving said road centerline South for 72.26 feet, thence West for 799.96 feet and to the point of beginning. Containing in all 7.72 acres, more or less. Subject to a 25.00 foot easement from the centerline of Kerr Creek Road for County Highway right-of-way.



Raymond Graham

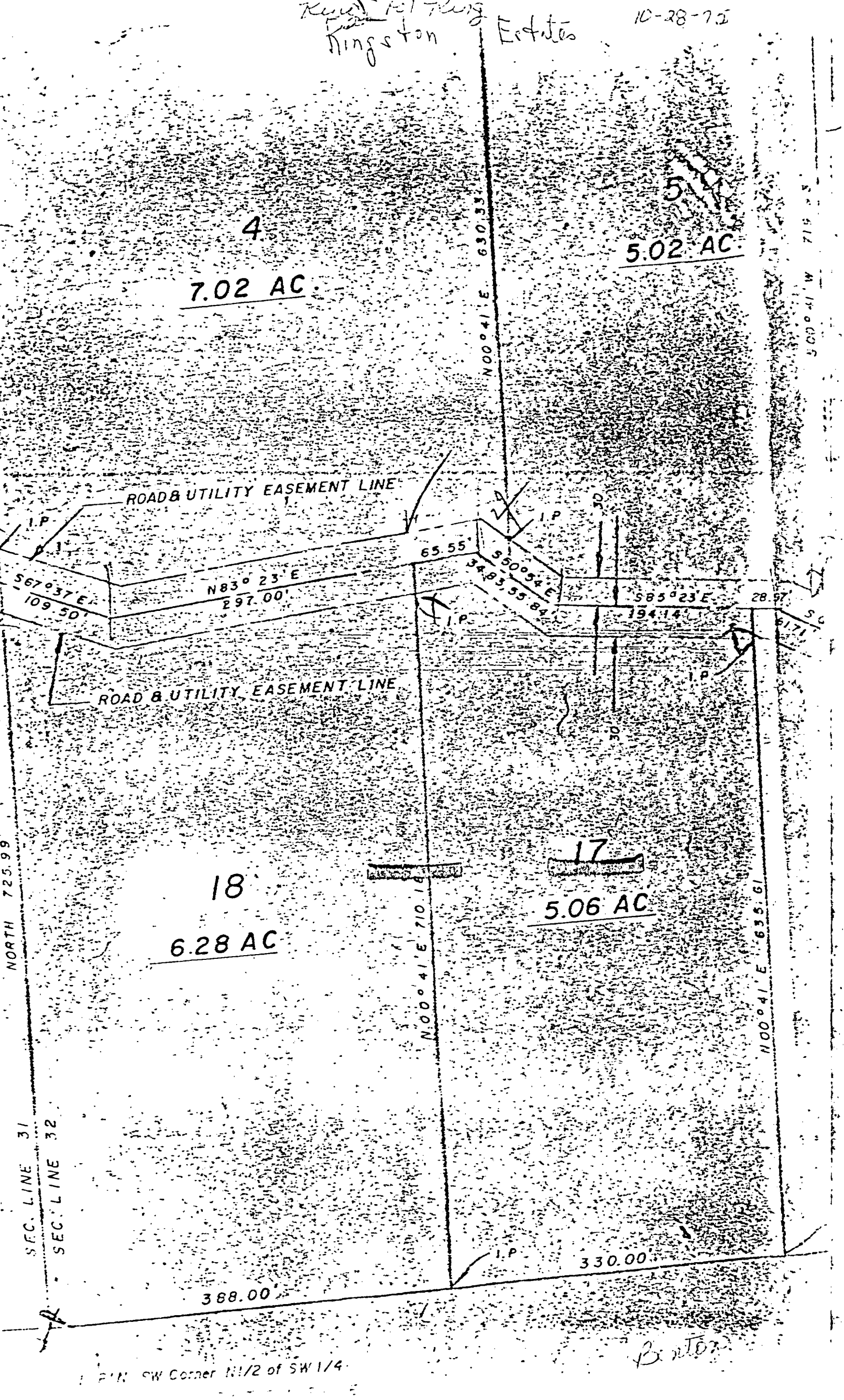
Raymond Graham  
R.P.E. 8409 Indiana  
3215 N. Smith Pike  
Bloomington, Indiana  
June 22, 1980

FILED  
JUN 30 1980

John W. Davis  
Auditor Monroe County, Indiana

Kingston Estates

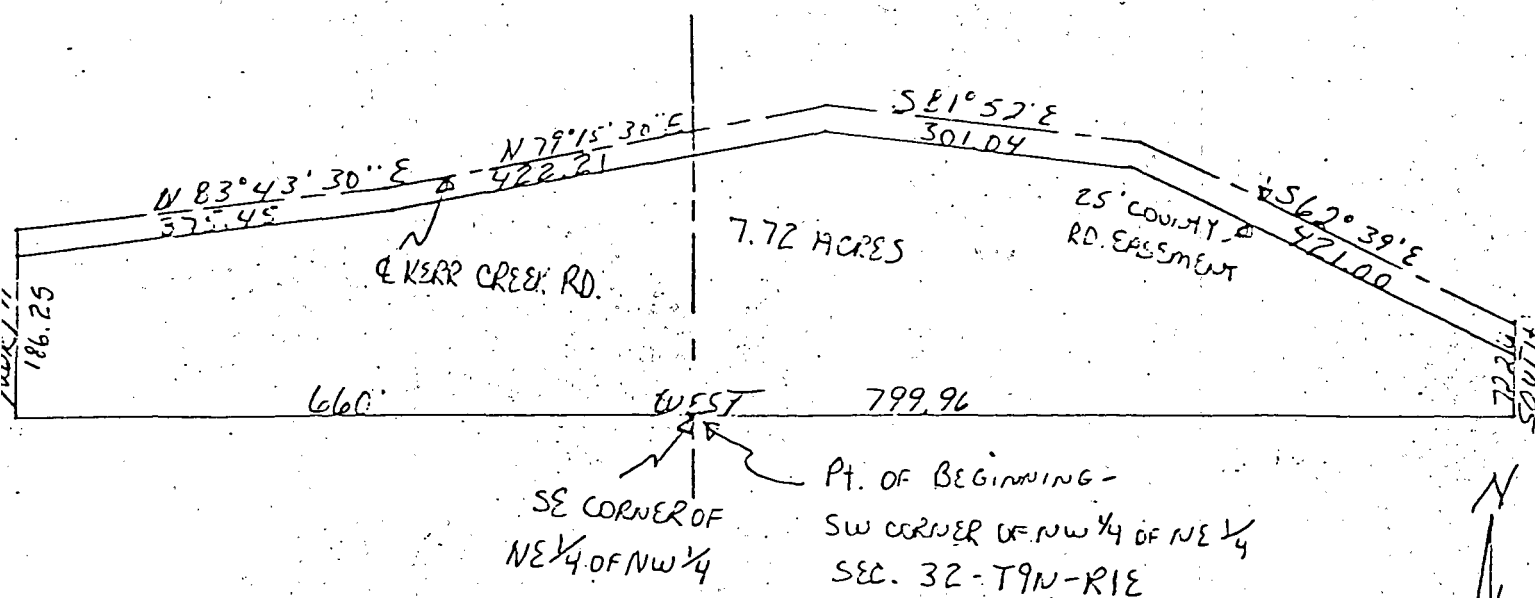
10-28-73



P.M. SW Corner N1/2 of SW 1/4

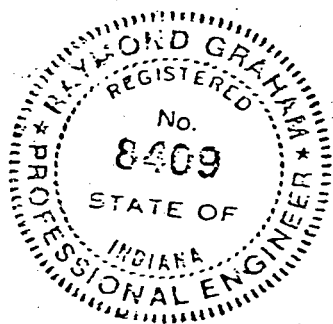
Benton

EXHIBIT A



DESCRIPTION:

A part of the Northeast quarter of the Northwest quarter and a part of the Northwest quarter of the Northeast quarter all in Section 32, Township 9 North, Range 1 East, Monroe County, Indiana, bounded and described as follows: Beginning at the Southeast corner of the Northeast quarter of the Northwest quarter in said Section 32, thence running West for 660.00 feet, thence North for 186.25 feet and to the centerline of Kerr Creek Road, thence with said road centerline the following courses and distances, North 83 degrees 43 minutes 30 seconds East for 375.45 feet, thence North 79 degrees 15 minutes 30 seconds East for 422.21 feet, thence South 81 degrees 52 minutes East for 301.04 feet, thence South 62 degrees 39 minutes East for 421.00 feet, thence leaving said road centerline South for 72.26 feet, thence West for 799.96 feet and to the point of beginning. Containing in all 7.72 acres, more or less. Subject to a 25.00 foot easement from the centerline of Kerr Creek Road for County Highway right-of-way.



*Raymond Graham*

Raymond Graham  
R.P.E. 8409 Indiana  
3215 N. Smith Pike  
Bloomington, Indiana  
June 22, 1980

**FILED**  
JUN 30 1980

*John W. Davis*  
Auditor Monroe County, Indiana

11-14-77 WINTERS

Benton Twp. Sec 82  
(9-1E)

# TRI CO SURVEYING & MAPPING

Edmund O. Farkas  
Registered Land Surveyor

(812) 876-2305

P. O. Box 96  
Ellettsville, Indiana 47429

Tract No. 15

Part of the North-Half of the Southwest Quarter of Section Thirty-Two (32), Township Nine (9) North, Range One (1) East, Monroe County, Indiana, and more particularly described as follows:

Beginning South Eighty-Eight (88) Degrees and Twenty-Three (23) Minutes West 1195.30 feet from the Southeast Corner of said North-Half, thence South Eighty-Eight (88) Degrees and Twenty-Three (23) Minutes West on the South Line of said Half 314.00 feet, thence North Zero (00) Degrees and Forty-One (41) Minutes East 619.74 feet to the centerline of James Road, thence on the said Road the following Courses: North Seventy-Five (75) Degrees and Twelve (12) Minutes East 11.62 feet, thence North Fifty-Four (54) Degrees and Fifty-Seven (57) Minutes East 191.08 feet, thence North Eighty-Four (84) Degrees and Thirty (30) Minutes East 148.31 feet, thence South Zero (00) Degrees and Forty-One (41) Minutes West 737.81 feet to the place of beginning.


Containing 5.04 Acres more or less.

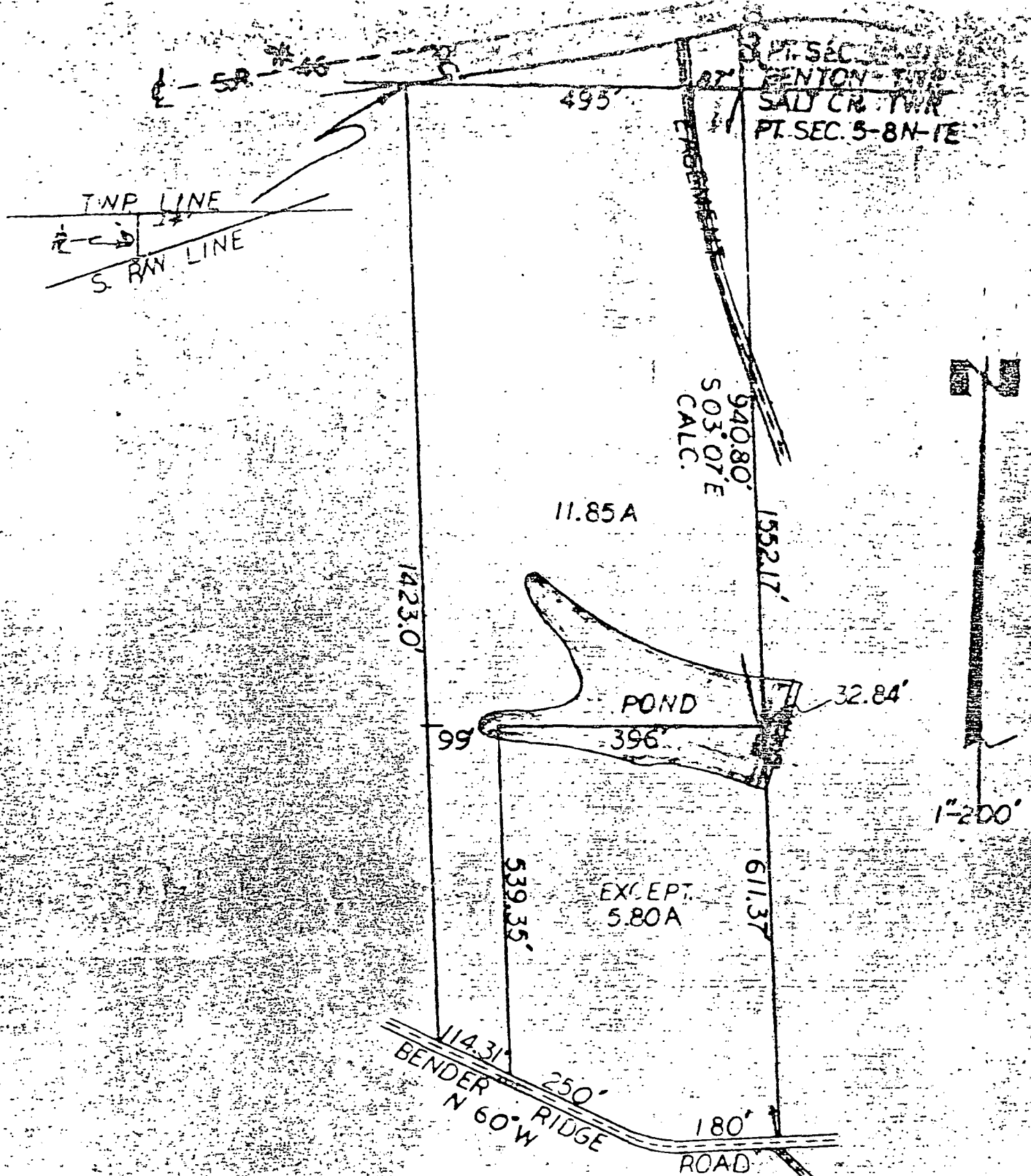
Subject to a 30 feet wide Easement on the entire North Side of the above described property (Road and Utility)

**FILED**  
NOV 14 1977

John W. Davis  
Auditor Monroe County, Indiana

Edmund O. Farkas  
Registered Land Surveyor  
Ind. Reg. No. SO114

THE E THE R RECO MON DEE	1609.30		EXHIBIT "A"	
 PUBLIC SERVICE INDIANA	DR. B. T.	INDEX	EASEMENT	
	CK.	DETAIL	PROPOSED CABLE ROUTE FOR SERVICE TO TODD WINTERS	
	APP.	DATE	SCALE 1"=100'	REV.

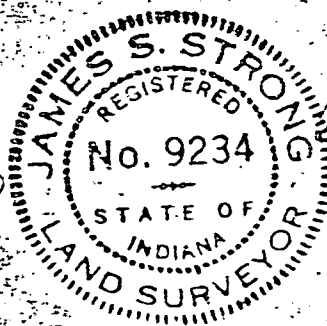


LEGAL DESCRIPTION: A part of the West one-half of the Northeast quarter of Section 5, Township 8 North, Range 1 East, ALSO a part of the Southeast quarter of Section 32, Township 9 North, Range 1 East as hereby shown.

CERTIFICATE OF SURVEY: I, James S. Strong, licensed in compliance with the Laws of Indiana, do hereby certify that the above represents a survey completed by me.

Harriet R. &  
Austin Clifford  
Property

Benton  
Salt Creek



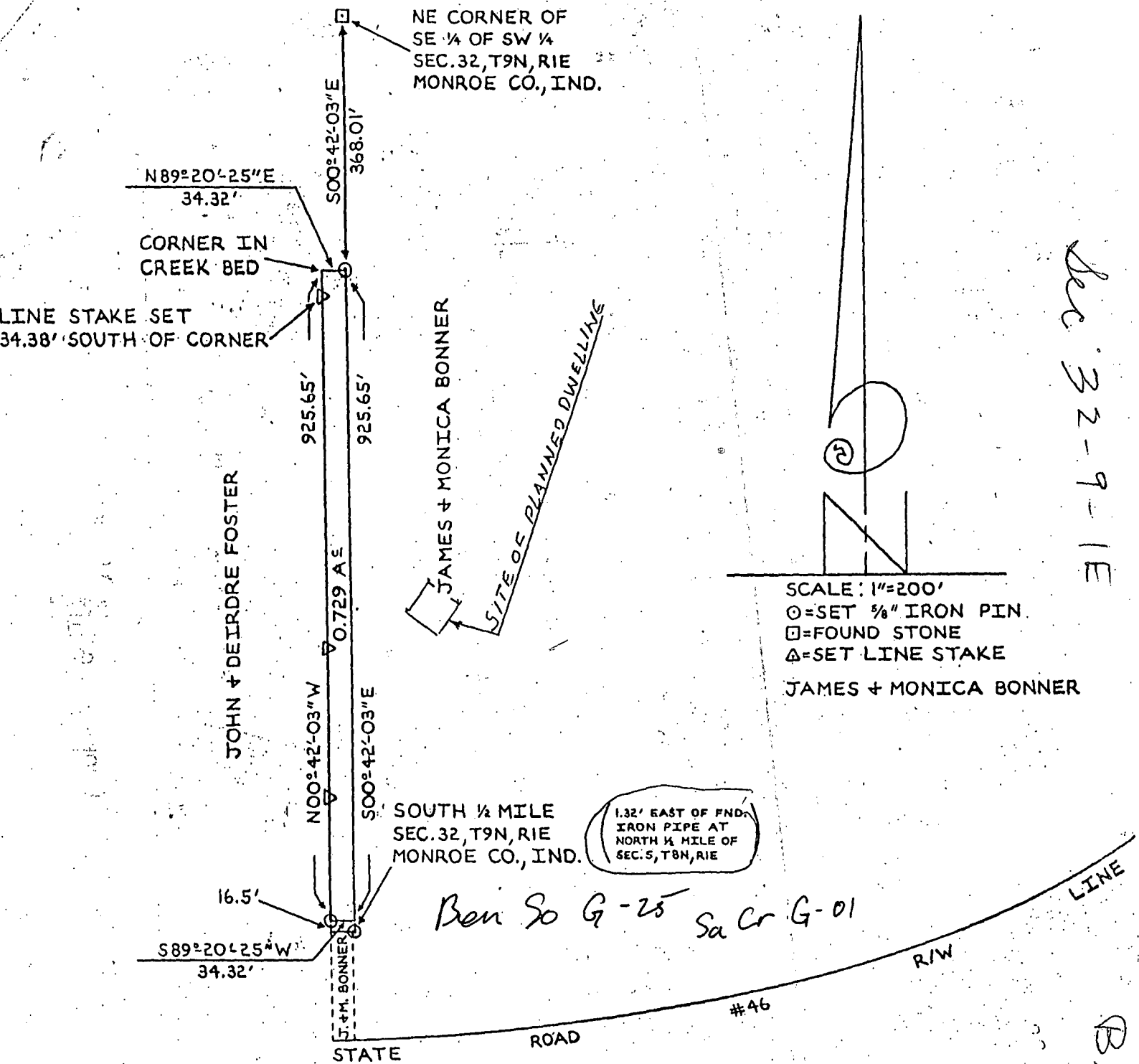
*James S. Strong*  
James S. Strong, LS # 9234

FILE

JAN 19 1976

John W. Davis  
Auditor Monroe County, Indiana

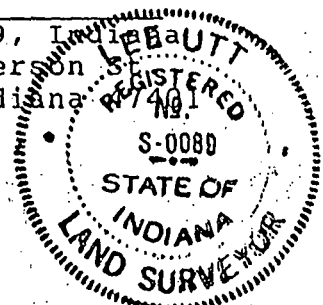
Salt Creek



STATE OF INDIANA)  
COUNTY OF MONROE) SS:

I, Lee Utt, hereby certify that I am a Registered Land Surveyor, licensed in compliance with the laws of the State of Indiana; that the above plat and attached description correctly represents a survey completed by on this 26th day of March, 1996; that all monuments shown thereon actually exist; and that their location and type are, to the best of my knowledge, accurately shown.

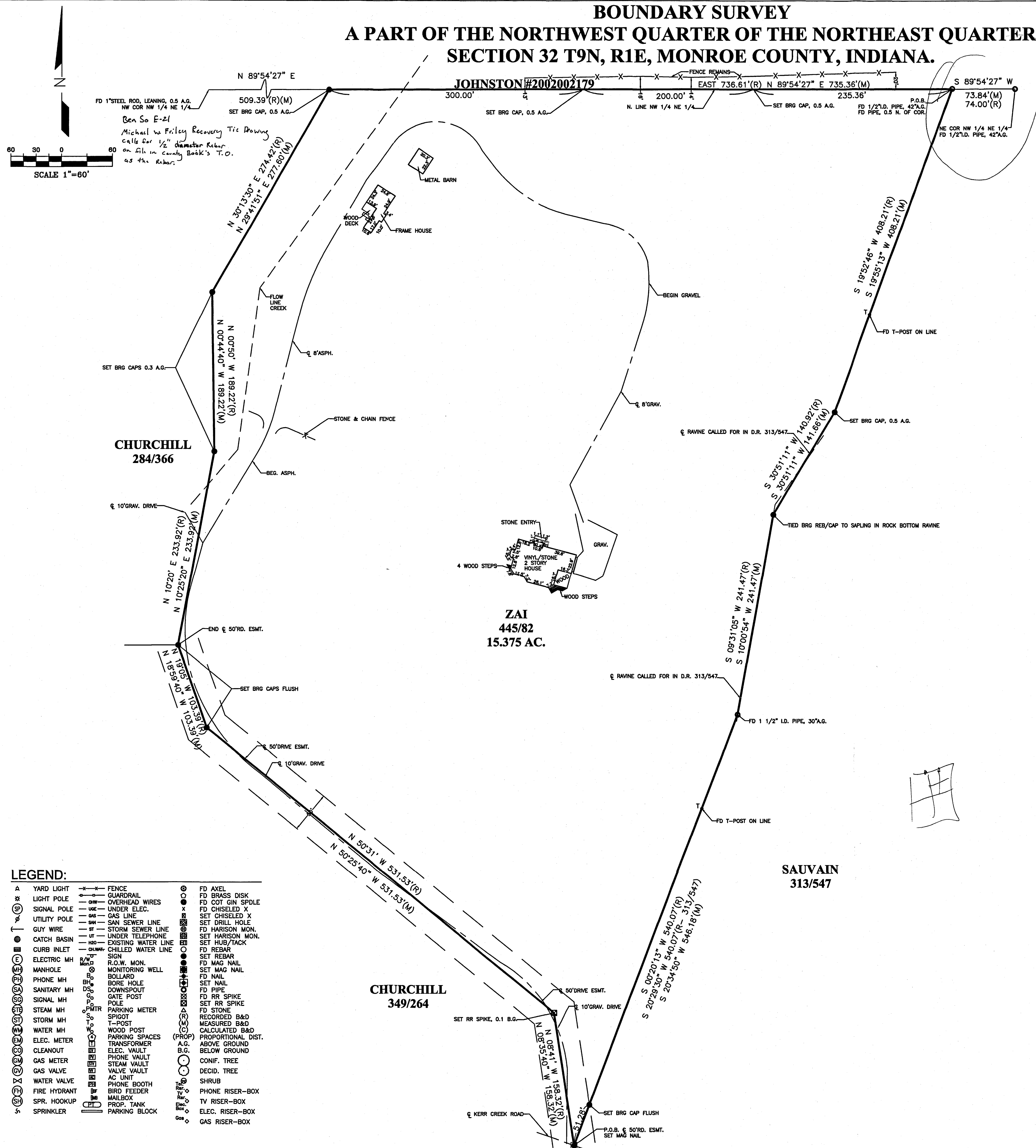
Lee Utt, R. L. S. # S0089, Indiana  
1604 South Henderson St.  
Bloomington, Indiana 47401







BOUNDARY SURVEY  
A PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER  
SECTION 32 T9N, R1E, MONROE COUNTY, INDIANA.



Description  
Job #6277

A part of the Northwest quarter of the Northeast quarter of Section 32, Township 9 North, Range 1 East, Monroe County, Indiana, described as follows: Beginning at a point that is 74.00 feet West of the Northeast corner of said quarter quarter, then running South 19 degrees 52 minutes 46 seconds West for 408.21 feet, then South 31 degrees 05 minutes 11 seconds West for 140.92 feet, then South 09 degrees 31 minutes 05 seconds West for 241.47 feet, then South 20 minutes 13 seconds West for 540.07 feet and to a point in the centerline of Kerr Creek Road, then leaving said road and running with the centerline of a 50.00 foot private road easement the following directions and dimensions, North 08 degrees 41 minutes West for 158.32 feet, then North 50 degrees 31 minutes West for 531.53 feet, then North 19 degrees 05 minutes West for 103.39 feet, then leaving said road easement and running North 10 degrees 20 minutes East for 233.92 feet, then North 30 degrees 50 minutes West for 189.22 feet, then North 30 degrees 13 minutes 30 seconds East for 274.42 feet and to the North line of said quarter quarter, then running on said line East for 736.61 feet and to the point of beginning. Containing in all 15.34 acres, more or less.

SUBJECT to a 25.00 foot easement from the centerline of said Kerr Creek Road for County Highway right-of-way.

ALSO, SUBJECT TO and together with a 50 foot private non-exclusive easement for road, the centerline of which intersects the centerline of Kerr Creek Road at a point 520.04 feet West and 72.26 feet North of the Southeast corner of the Northwest quarter of the Northeast quarter of Section 32, Township 9 North, Range 1 East, Monroe County, Indiana, then along the centerline of said easement North 8 degrees 41 minutes West 158.32 feet, then North 50 degrees 31 minutes West 531.53 feet, then North 19 degrees 05 minutes West 103.39 feet and to the terminus of said easement being 25 feet of even width adjacent to and parallel to the above described centerline.

"I AFFIRM, UNDER THE PENALTIES FOR PERJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW."

This survey was executed according to survey requirements contained in Sections 1 through 19 of 865 IAC 1-12.

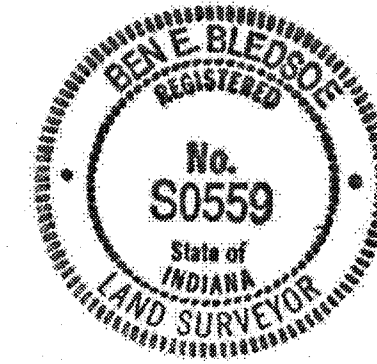
This certification does not take into consideration additional facts that an accurate and correct title search and/or examination might disclose.

Evidence of easements have not been located in the field and are not shown on this survey drawing.

Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was performed either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.

Certified this 18th day of March, 2008

Ben E. Bledsoe  
Registered Land Surveyor No. S0559  
State of Indiana



REPORT OF SURVEY  
Job #6277

In accordance with Title 865, 1-12-1 through 1-12-30 of the Indiana Administrative Code, the following observations and opinions are submitted regarding the various uncertainties in the locations of the lines and corners established on this survey as a result of:

- Reference monuments of record
- Title documents of record
- Evidence of active lines of occupation
- Relative Positional Accuracy "RPA"

The Relative Positional Accuracy "RPA" (due to random errors in measurement) of this survey is within that allowable for a Suburban survey (0.43") as defined in IAC, Title 865. ("Relative Positional Accuracy" means the value expressed in feet or meters that represents the uncertainty due to random errors in measurements in the location of any point on a survey relative to any other point on the same survey at the 95 percent confidence level.)

In regard to monuments, point (a) above, in many cases the original section corners were not perpetuated or have been obliterated with time and therefore existing topographical features and monuments of modern origin provide the only evidence of the corner's most PROBABLE and/or ACCEPTED POSITION. In the absence of CREDIBLE physical and/or record evidence then proportional measurement has been used to establish the points of division of the section.

Section corners found or established by topographical features, monuments of modern origin or proportional measurement will be labeled as "ACCEPTED CORNER" on the plat of survey and are subject to undiscovered evidence regarding the true location of said corners. Uncertainty that surrounds an "ACCEPTED CORNER" is inherently passed to any parcel corner dependent upon the position of the section corner. Uncertainty of "ACCEPTED CORNERS" cannot be determined as the position of the "TRUE or ORIGINAL" corner is unknown. If an uncertainty is reported it is only an estimate.

In regard to "ACTIVE LINES OF OCCUPATION", point (c) above: ACTIVE refers to lines which are marked by visible, obvious, well defined and maintained, man-made or placed objects, such as, but not limited to, fences, hedges and retaining walls. The uncertainty cited for a line of occupation is general in nature and is NOT intended to be specific for every point along the line. Therefore portions of the occupation line may vary from the surveyed line by a distance greater or less than uncertainty cited in this report.

This survey was performed at the request of Olga H. Zai.

The property is currently in the name of Olga H. Zai, trustee.

MONUMENTS FOUND:

- NW Cor., NW/4, NE/4: 1" steel rod.
- NE Cor., NW/4, NE/4: 1 1/2" pipe
- P.O.B., D.R. 445/82: 1 1/2" pipe.
- E. line, D.R. 445/82: 1 1/2" pipe and 2 steel T posts.

DEED ANALYSIS:

- The subject deed description (D.R. 445/82) miscloses by 194'.
- This does not cause a problem with the adjoining deeds because the calls on both sides of the subject deed are nearly identical with the adjoining deeds (see below).

ESTABLISHMENT OF LINES AND CORNERS:

- The E. lines of the subject property were held at the location of Fd. Mons. #3 & #4 and the measured centerline of the ravine as called for in adjoining D.R. 313/547.
- The S. corner of the property was held at the intersection of the E. lines with the measured centerline of Kerr Creek Road.
- The W. lines of the property were established by record angles and distances from the S. corner of the property.
- The NW corner of the property was established on the N. line of the NW/4, NE/4 at the D.R. 284/366 distance of 509.39' from the NW cor. of the NW/4, NE/4.

As a result of the above observations, it is my opinion that the uncertainties in the location of the lines and corners established on this survey are as follows:

Due to Availability and condition of reference monuments ; The subject and adjoining deeds add up to 1320.00' across the N. line of the NW/4, NE/4. Measured distance = 1318.59'. Discrepancy of 1.41'.

Due to Occupation or possession lines ;

- The 50' driveway easement common to D.R.'s 445/82, 284/366, and 349/264 ends approximately 150' south of the point where the drive to D.R. 284/366 leaves the subject property.
- The last E. line distance to the centerline of Kerr Cr. Rd. measures 546.18' (Deed 540.07'). Discrepancy of 6.11'.

- The last W. line distance to the N. line of the NW/4, NE/4 measures 277.60' (Deed 274.42'). Discrepancy of 3.18'.

Due to Clarity or ambiguity of the record description used and of adjoining descriptions and the relationship of the lines of the subject tract with adjoining lines;

- The subject deed call of "S 00° 20' 13" W, 540.07'" appears as "S 20° 29' 30" W, 540.07'" in adjoining deed 313/547.
  - The subject deed call of "N 00° 50' W, 189.22'" appears as "N 00° 50' W, 180.22'" in adjoining deed 284/366.
- Due to inconsistencies on lines of occupation; See "Encroachment Notes" on plat.

Date	
By	
Revision	

Bledsoe Riggert Guerrettaz  
LAND SURVEYING - CIVIL ENGINEERING  
1351 West Tapp Road  
Bloomington, Indiana 47403  
P: 812-336-8277  
F: 812-336-0817

KERR CREEK ROAD  
BLOOMINGTON, IN  
FOR  
OLGA ZAI

SURVEYED BY: E.D. & W.P.

DRAWN BY: G.S.K.

CHECKED BY: B.E.B.

DATE: MARCH 18, 2008

BOUNDARY  
SURVEY

SHEET  
1 OF 1

PROJECT NO.  
6277

**SURVEY CABINET "\_\_\_\_\_", ENVELOPE**

**RECORDER'S STAMP**

Parcel 1  
Survey Description  
Job #6199

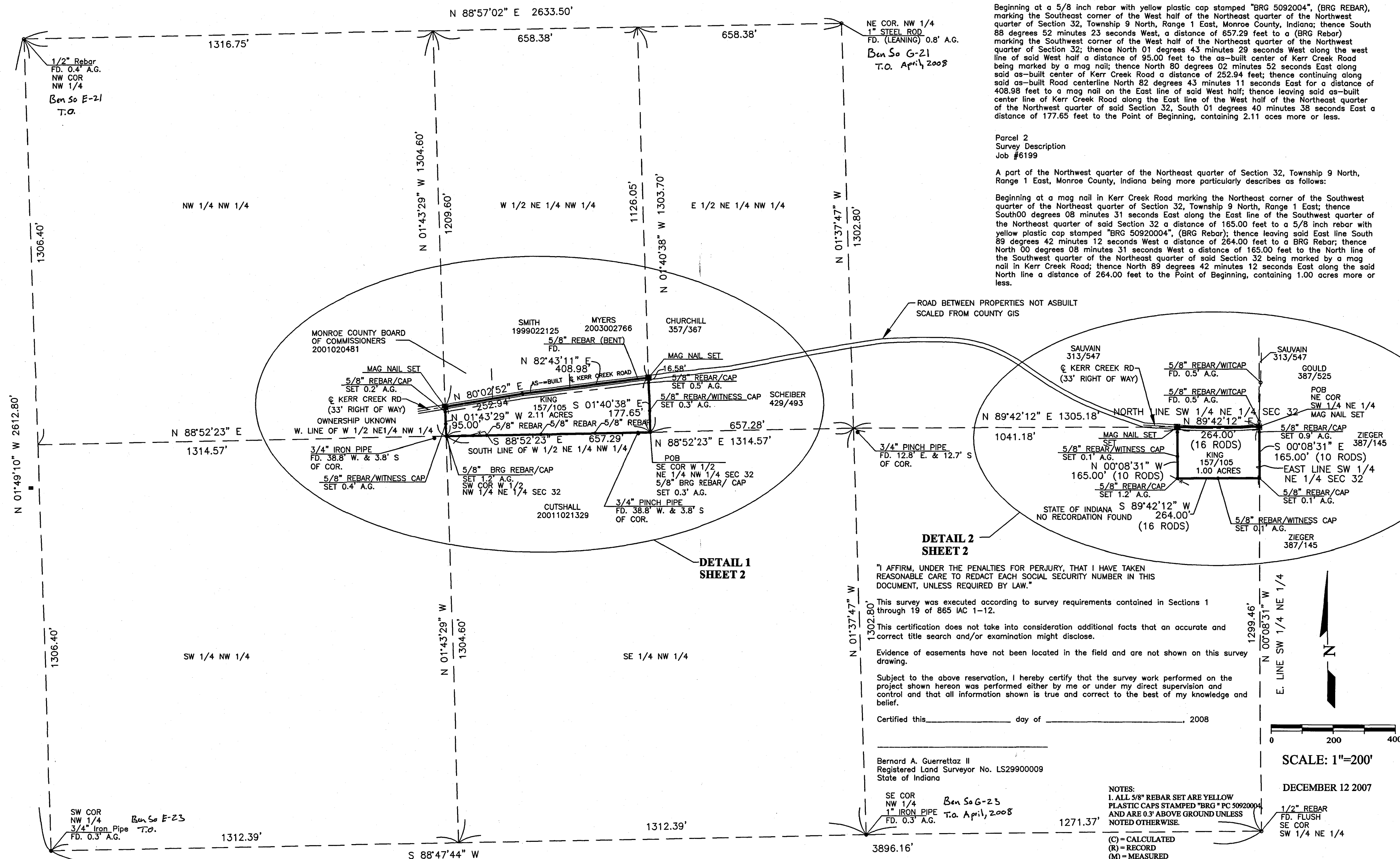
A part of the West half of the Northeast quarter of the Northwest quarter of Section 32, Township 9 North, Range 1 East, Monroe County, Indiana being more particularly described as follows:

Beginning at a 5/8 inch rebar with yellow plastic cap stamped "BRG 5092004", (BRG REBAR), marking the Southeast corner of the West half of the Northeast quarter of the Northwest quarter of Section 32, Township 9 North, Range 1 East, Monroe County, Indiana; thence South 88 degrees 52 minutes 23 seconds West, a distance of 657.29 feet to a (BRG Rebar) marking the Southwest corner of the West half of the Northeast quarter of the Northwest quarter of Section 32; thence North 01 degrees 43 minutes 29 seconds West along the west line of said West half a distance of 95.00 feet to the as-built center of Kerr Creek Road being marked by a mag nail; thence North 80 degrees 02 minutes 52 seconds East along said as-built center of Kerr Creek Road a distance of 252.94 feet; thence continuing along said as-built Road centerline North 82 degrees 43 minutes 11 seconds East for a distance of 408.98 feet to a mag nail on the East line of said West half; thence leaving said as-built center line of Kerr Creek Road along the East line of the West half of the Northeast quarter of the Northwest quarter of said Section 32, South 01 degrees 40 minutes 38 seconds East a distance of 177.65 feet to the Point of Beginning, containing 2.11 acres more or less.

Parcel 2  
Survey Description  
Job #6199

A part of the Northwest quarter of the Northeast quarter of Section 32, Township 9 North, Range 1 East, Monroe County, Indiana being more particularly describes as follows:

Beginning at a mag nail in Kerr Creek Road marking the Northeast corner of the Southwest quarter of the Northeast quarter of Section 32, Township 9 North, Range 1 East; thence South 00 degrees 08 minutes 31 seconds East along the East line of the Southwest quarter of the Northeast quarter of said Section 32 a distance of 165.00 feet to a 5/8 inch rebar with yellow plastic cap stamped "BRG 50920004", (BRG Rebar); thence leaving said East line South 89 degrees 42 minutes 12 seconds West a distance of 264.00 feet to a BRG Rebar; thence North 00 degrees 08 minutes 31 seconds West a distance of 165.00 feet to the North line of the Southwest quarter of the Northeast quarter of said Section 32 being marked by a mag nail in Kerr Creek Road; thence North 89 degrees 42 minutes 12 seconds East along the said North line a distance of 264.00 feet to the Point of Beginning, containing 1.00 acres more or less.



"I AFFIRM, UNDER THE PENALTIES FOR PERJURY, THAT I HAVE TAKEN REASONABLE CARE TO REDACT EACH SOCIAL SECURITY NUMBER IN THIS DOCUMENT, UNLESS REQUIRED BY LAW."

This survey was executed according to survey requirements contained in Sections 1 through 19 of 865 IAC 1-12.

1302 This certification does not take into consideration additional facts that an accurate and correct title search and/or examination might disclose.

Evidence of easements have not been located in the field and are not shown on this survey drawing.

Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was performed either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.

Certified this \_\_\_\_\_ day of \_\_\_\_\_, 2008

Bernard A. Guerrettaz II  
Registered Land Surveyor No. LS29900009  
State of Indiana

SE COR  
NW 1/4  
1" IRON PIPE  
FD. 0.3' A.G.

Ben Sa G-23  
T.O. April, 2008

NOTES:  
1. ALL 5/8" REBAR SET ARE YELLOW  
PLASTIC CAPS STAMPED "BRG " PC 50920004  
AND ARE 0.3' ABOVE GROUND UNLESS  
NOTED OTHERWISE.

(C) = CALCULATED  
(R) = RECORD  
(M) = MEASURED

**2. FIELD WORK PERFORMED DECEMBER, 2007.**

3.5/8" REBAR WITH WITNESS CAPS ARE POINTS SET ON LINE AT RANDOM DISTANCES.

SCALE: 1"=200'

DECEMBER 12 2007

1/2" REBAR  
FD. FLUSH  
SE COR  
SW 1/4 NE 1/4

**SHEET 1 OF 2**



REPORT OF SURVEY  
Job #6199

In accordance with Title 865, 1-12-1 through 1-12-30 of the Indiana Administrative Code, the following observations and opinions are submitted regarding the various uncertainties in the locations of the lines and corners established on this survey as a result of:

- Reference monuments of record
- Title documents of record
- Evidence of active lines of occupation
- Relative Positional Accuracy "RPA"

The Relative Positional Accuracy "RPA" (due to random errors in measurement) of this survey is within that allowable for a Rural Class survey (0.50 feet) as defined in IAC, Title 865. ("Relative Positional Accuracy" means the value expressed in feet or meters that represents the uncertainty due to random errors in measurements in the location of any point on a survey relative to any other point on the same survey at the 95 percent confidence level.)

In regard to monuments, point (a) above, in many cases the original section corners were not perpetuated or have been obliterated with time and therefore existing topographical features and monuments of modern origin provide the only evidence of the corner's most PROBABLE and/or ACCEPTED POSITION. In the absence of CREDIBLE physical and/or record evidence then proportional measurement has been used to establish the points of division of the section.

Section corners found or established by topographical features, monuments of modern origin or proportional measurement will be labeled as "ACCEPTED CORNER" on the plat of survey and are subject to undiscovered evidence regarding the true location of said corners. Uncertainty that surrounds an "ACCEPTED CORNER" is inherently passed to any parcel corner dependent upon the position of the section corner. Uncertainty of "ACCEPTED CORNERS" cannot be determined as the position of the "TRUE or ORIGINAL" corner is unknown. If an uncertainty is reported it is only an estimate.

In regard to "ACTIVE LINES OF OCCUPATION", point (c) above: ACTIVE refers to lines which are marked by visible, obvious, well defined and maintained, man-made or placed objects, such as, but not limited to, fences, hedges and retaining walls. The uncertainty cited for a line of occupation is general in nature and is NOT intended to be specific for every point along the line. Therefore portions of the occupation line may vary from the surveyed line by a distance greater or less than uncertainty cited in this report.

This survey was performed at the request of Peter Gould

The property is currently in the name of Herbert A. and Audrie L. King, Deed Record 157/105

## MONUMENTS FOUND:

- Northwest corner, Northwest quarter: rebar per Monroe County Surveyor's Records
- Northeast corner, Northwest quarter: steel rod per Monroe County Surveyor's Records
- Southwest corner, Northwest quarter: iron pipe per Monroe County Surveyor's Records
- Southeast corner, Northwest quarter: iron pipe per Monroe County Surveyor's Records
- Southeast corner, Southwest quarter, Northeast quarter: rebar per Deed Record 387/145 and Deed Record 375/525
- West line Deed Record 375/515: 2 rebars with witness caps

## DEED ANALYSIS:

## ESTABLISHMENT OF LINES AND CORNERS:

- The North one sixteenth corner center to center was held at the split between monuments number 2 and number 4.
- The Northeast corner, Southwest quarter, Northeast quarter was established from monuments number 6 using previous Bledsoe Riggert and Guerrettaz surveys (Job No. 5558) in the area.
- The Northwest quarter was broken down by standard sectional breakdown.

As a result of the above observations, it is my opinion that the uncertainties in the location of the lines and corners established on this survey are as follows:

Due to Availability and condition of reference monuments;

- A pinch pipe was found to be 18 feet Southeast of the calculated North one sixteenth center to center. This pipe is not called by any documents, does not match occupation, and has no record. This pipe was not held.

Due to Occupation or possession lines;

A pinch pipe was found 39 feet West of the Southeast corner of the West half, Northeast quarter, Northwest quarter, as shown.

Due to Clarity or ambiguity of the record description used and of adjoiners' descriptions and the relationship of the lines of the subject tract with adjoiners' lines;

- Adjoining Scheiber Deed Record 429/493 calls for beginning at the Southeast corner Northeast quarter Northwest quarter, then 660 feet West. This creates a 2.72 foot overlap with the East line of the West half Northeast quarter Northwest quarter.
- The Monroe County Auditor's Plat Map shows the King property as continuing along the South side of Kerr Creek Road into the Northwest quarter of the Northwest quarter. Title to the Northwest quarter Northwest quarter South of Kerr Creek Road therefore was not found.

NOTES:  
1. ALL 5/8" REBAR SET ARE YELLOW  
PLASTIC CAPS STAMPED "BRG" PC 50920004,  
AND ARE 0.3' ABOVE GROUND UNLESS  
NOTED OTHERWISE.

(C) = CALCULATED  
(R) = RECORD  
(M) = MEASURED

2. FIELD WORK PERFORMED DECEMBER, 2007.

3/4" REBAR WITH WITNESS CAP ARE POINTS  
SET ON LINE AT RANDOM DISTANCES.

BRG Project No. 6199

SHEET 2 OF 2

## DETAIL 1

## DETAIL 2



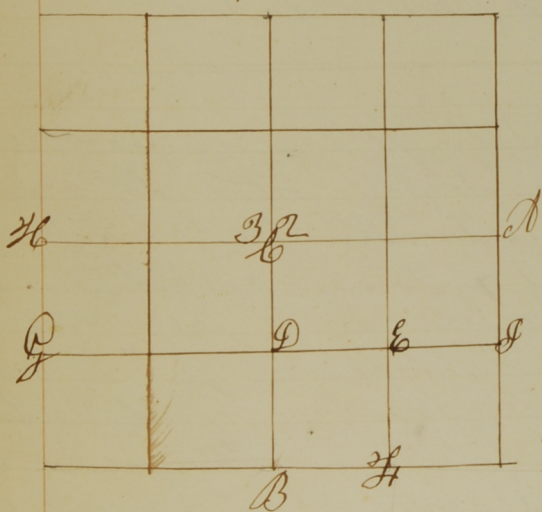
During the above survey survey the following parties were sworn in as assistants G. B. Nader B. Jr. Rogers - Morris. Elvira Crochet and Joe Ward Chainman and John Blair and Doctor Wilson Flagmen. M. H. Buskirk Dpty.

The foregoing is a true copy of the survey of the J. L. Ward estate as returned by Dpty.

Geo. B. Nader Ch. C. S.

Feb. 3<sup>rd</sup> 4<sup>th</sup> 5<sup>th</sup> 1891 Met at M. J. Garrison's pursuant to notice published in the (Sat. Courier) a weekly Newspaper published in Monroe County, the said notice being given by M. J. Garrison and was published for three weeks consecutively preceding the survey on the above dates, of Section 32 Town 9. N. R. 1. E. Which survey was made according to plat and field notes accompanying.

Sec. 32 T. 9. N. R. 1. E



A Beech 19 in S 20° E 24 1/2 lbs  
 Sugar 3" S 34° W 38 1/2 "  
 B W oak 9 in N 84 1/2° W 22 lbs  
 " oak 2" N 51 1/2° E 37 1/2 "  
 W oak 4 1/2 in S 69 3/4° W 24 lbs  
 W walnuts 5 S 84 1/2° E 4 1/2 "  
 W oak 8 in N 32° W 57 lbs  
 D B oak 6 in N 8° E 69 1/2 "  
 Hickory 3 in S 49° E 9 lbs  
 E Beech 15 in S 37° W 27 1/2 "  
 W oak 2 in S 67 1/2° E 28 1/2 "  
 H W oak 5 in S 3 1/2° W 36 1/2 lbs  
 " oak 4 in N 19 1/2° E 36 "

During the above survey the following persons were sworn in as assistants by agreement of parties concerned

Samuel Kern & Samuel Shirvin  
 Flag Bearers  
 M. J. Garrison, Smith  
 Shirvin Wm. Shirvin  
 Chain Bearers

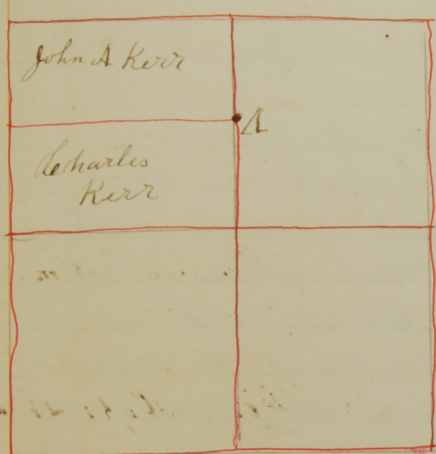
G W oak 7 in S 22° E 21 1/2 lbs  
 Maple 7 in S 58° W 19 3/4 "  
 B B oak 10 in N 73 1/2° E 45 or 54 lbs  
 Elm 4 1/2 in N 72 1/2° E 54 "  
 W oak 4 in S 49° W 12 1/2 lbs  
 I Hickory 1 1/2 in N 59 1/2° W 17 1/2 "

and Samuel Shirvin Chain Bearers

The above is a true record of said Survey  
 Geo. B. Nader Ch. C. S.



## Kerr Survey

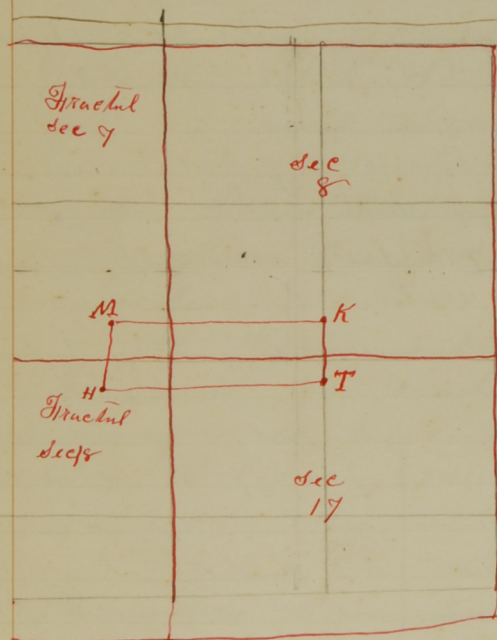


November 26<sup>th</sup> 1894  
 Surveyed in Section 32, T. 9 R. 1, E  
 for John A Kerr and Charles  
 Kerr by their consent and at  
 their request ran the following  
 lines and established the following  
 corner. Commenced at corner  
 heretofore established at the center  
 of the section ran north to the  
 N  $\frac{1}{2}$  m. p. corrected back and  
 established corner "A" at average

distance witnessed by by Sugar 4 inches in diameter  
 N  $2\frac{1}{2}^{\circ}$  E 20 lks distant B. Walnut 10 inches in diameter  
 N  $65^{\circ}$  E 77 lks distant Also ran from said corner "A"  
 west to the west line of the section in order to find  
 the line between John A Kerr and Charles Kerr.

Chaincarrier John A. & Charles Kerr, flagman Wm Ratcliff  
 by consent of parties

M. H. Buskirk Deputy S. M. C.



October 11<sup>th</sup> 1894

Surveyed for  
 Howard Hard and Andrew  
 Cooke by agreement in  
 T. 8, 17 & 18 R. 1 E as  
 set forth in plat and  
 fieldnotes accompanying  
 Beginning at corner marked "H"  
 in section 18 running thence north  
 80 Poles and established corner  
 "M" in Section 7 witnessed by  
 apple tree (middle fork) 7 inches in  
 diameter N  $43\frac{1}{2}^{\circ}$  W 62 lks apple tree  
 15 inches in diameter S  $49\frac{1}{2}^{\circ}$  E 12 lks

Also beginning at corner marked "T" in section 17. Ran  
 north 80 Poles and established corner "K" in section 8  
 witnessed by Birch 18 N  $82\frac{1}{2}^{\circ}$  E 9 lks Logwood 3 S  $85\frac{1}{2}^{\circ}$  W 7 lks I had  
 for assistants Greenberry Bennett & John Payne flagman Thomas  
 Hard all duly sworn. This is a true account of the survey by me  
 made as I truly believe

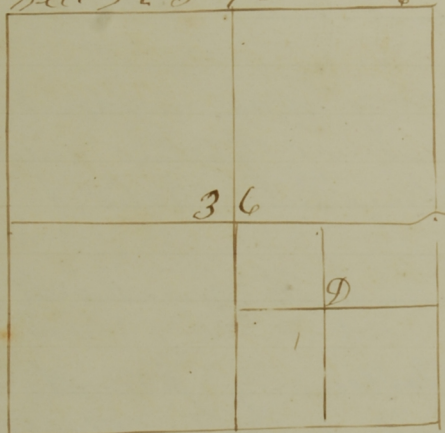
George B Rader  
 Deputy M. C. S.



Tuesday Nov. 25, 1890 met Benjamin D. Whisman  
Madison Houston & George W. Thornton by agreement  
to make a survey of sec. 32 T. 10 N., R. 1. W. and organized  
by swearing Benjamin D. Whisman & Jacob M. Wampler  
chainmen & D. H. Wampler flagman. Reestablished the  
center of S. E. qr of said sec. and on proceeding to make  
said survey I ascertained that it would involve parties  
not notified or consenting. I therefore adjourned  
official work without day.

Witness { Elm 5 in N 14 E 14 1/2 lbs  
{ " Elm 2 in S 41 W 53 3/4

Sec. 32 T. 9. N. R. 1. E

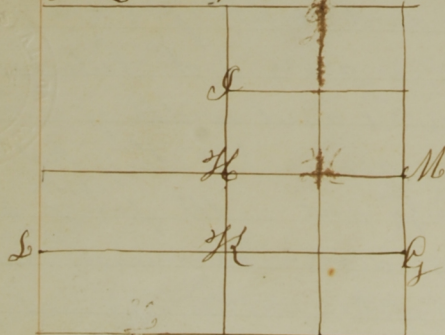


The above is a true statement  
of the work officially done

Geo. B. Nader M. C. S.

Survey of Sec. 35 Town 9.  
Range one E made pursuant to notice published  
for 3 weeks in the Bloomington Courier by John  
O. Polley. Met Dec. 23, 1890 at John O. Polley's, time  
and place designated in publication and organized  
by selecting James O. Teleny, Wm L. Polley, Hilford O.  
Shirvin, Wm. L. Moser as chain Bearers & alternate  
ly & Wm. Allton as flag bearer. The same being  
duly sworn & instructed we made the following  
survey as shown by plat said survey ending on  
Dec 27<sup>th</sup> 1890

Sec. 35 T. 9. N. R. 1. E



W { oak 10 in N 86 1/2 W 23 1/2 lbs  
G { " oak 9 in N 37 1/2 W 30 "  
H { B. oak 6 in N 6 W 31 lbs  
{ oak 3 in N 79 W 43 3/4 "  
G { Hickory 2 in S 86 E 9 3/4 lbs  
{ " 2 in N 25 W 26 lbs  
H { B. oak 6 in S 70 E 65 lbs  
{ " " 6 in S 75 W 25 3/4 "  
L { B. oak 5 in S 10 E 6 lbs  
{ " " 6 in N 54 E 2 1/4 "

M { B. oak 5 in N 18 W 38 lbs  
{ W oak 5 in S 7 W 22 "

I hereby certify the foregoing to be a true copy  
of survey

Geo. B. Nader M. C. S.